

CHARMING DUPLEX WITH BALCONY IN STONE - 2 BEDROOMS & 2 BATHROOMS

1 399 000 €

Ref 86216416D

Paris 9ème - Apartment 826 sq ft

VANEAU
Luxury Real Estate



About this property

PARIS IXe - Trinity Church - Galeries Lafayette - Discover this elegant 76.74 sqm duplex apartment nestled in the heart of Paris 9^{ème}. Set within a classic Haussmannian building, this residence boasts timeless charm with features such as herringbone parquet floors, detailed moldings, and a Prussian stove. Flooded with natural light (South exposure), the spacious living room opens directly onto a private balcony with stone balustrade offering magnificent open views over the city rooftops. The apartment comprises two comfortable bedrooms, each with its own bathroom, a functional kitchen with quality finishes, a mezzanine office and modern amenities including double glazing, and optical fiber. Residents enjoy convenience and peace of mind with a security door, intercom, digicode system, and lift access to the property. Perfect for those seeking a harmonious blend of Parisian elegance and contemporary comfort, this rare opportunity in a sought-after neighborhood combines classic architecture with modern security and connectivityâideal for a distinguished Parisian lifestyle.

Vaneau 9ème

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VANEAU 9th

58 , rue de châteaudun 75009
Paris

Price : 1 399 000 €

Surface : 826 sq ft

Rooms : 3

Bedrooms : 2

Floors : 6

Bathrooms : 1

Shower rooms : 1

Balconies : Yes

Elevator : Yes

Digicode : Yes

Intercom : Yes

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VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne



VANEAU

Immobilier de prestige depuis
1972



VANEAU VIAGER

30 ans d'expérience en vente
viagère



VANEAU BUREAUX & COMMERCES

+10 000 offres disponibles

VANEAU C'EST AUSSI



VANEAU PATRIMOINE

Dispositifs de défiscalisation,
SCPI, Assurances Vie



VANEAU DIGITAL NEUF

La plate-forme digitale 100%
immobilier neuf



GESTION LOCATIVE

GTF, plus de 7 000 lots gérés à
Paris



COURTAGE CRÉDITS

Exell Crédit immobiliers
Assurances emprunteurs

140 collaborateurs

1200 signatures par an

1000 immeubles par an

2.5 milliards d'actifs gérés